RNA FOR A BETTER LIFE IN THE HEIGHTS

RIVERVIEW Neighborhood Association

December, 1994 - January, 1995 232 Ogden Avenue - Jersey City, N.J. 07307 - (201) 798-0493

RNA IS NOT AFFILIATED WITH ANY POLITICAL PARTY, ORGANIZATION OR ELECTED OFFICIAL

JUST SAY NO TO CHRIST HOSPITAL'S MEDICAID CLINIC

Christ Hospital should be perceived as a schizophrenic organization. As a health care facility it provides quality care for the sick and dying in our community. However, it also has an alter-ego as a insensitive developer, acting with no care or concern to the ramifications of its actions - specifically, the destabilization of the surrounding local neighborhoods.

The following articles are directed at educating the public about the actions and plans of the developer, Christ Hospital. The month of November has been a particularly busy month for this developer. First, the Hospital decided to file a frivolous lawsuit against two local residents because of their opposition to the Hospital's current garage project. Second, the Hospital has apparently decided to resume publication of its community newsletter without replacement of it's original editor. (It was this particular editor's articles in the last issue that caused the Hospital to suspend publication after receiving complaints from the Mayor's office and other City officials.)

Third, and the most directly impacting on the RNA neighborhood, the Hospital has contracted for the purchase of the old A& P building with the purpose of installing a Medicaid clinic. Without any local or official input, the Hospital has decided that what this community

(Continued on page two)

An Opinion about Palisade Avenue:

Palisade Avenue is a place with a lot of local history. It's many stately turn of the century homes have been carefully maintained over the years, giving the Avenue a feeling of value, permanence and stability. Unfortunately, I am not speaking about the section of the Avenue between Cuneo Place and Bowers Street. This area is characterized by squalor, choas, and crime. We are in the process of being discarded. Businesses come and fail, long time residents are moving out, property values continue to fall and the police presence is non-existent. Palisade Avenue has become the perfect environment for predators.

The planned take-over of the old A&P building by Christ Hospital is a good example. Replacing our only

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SEASON'S GREETINGS

Memories of a Christmas past from 1986 with our own "Santa."

COMING EVENTS

RNA MEETINGS: THE SECOND TUESDAY OF EACH MONTH AT 7:15 PM
AT THE HARBOR VIEW HEALTH CARE CENTER

A) DECEMBER 13TH MEETING
1) RNA HOLIDAY PARTY FOR MEMBERS AND FRIENDS
2) ANNUAL FOOD AND TOY DRIVE

B) JANUARY 10TH MEETING: First meeting of the new year, 1995
GUEST SPEAKER: SGT. STEVE SANSEVERE, SUPERVISOR OF THE COMMUNITY SERVICE POLICE FOR THE NORTH DISTRICT

[This is a double issue of the RNA newsletter for December, 1994 and January, 1995.]

MEDICAID CLINIC (continued from pg. 1)

"needs" is a clinic that will only be able to service less than 30% of the population - namely those people who are eligible for Medicaid. In announcing this project to the local Heights councilpeople, they stated that they are willing to go to the mat to fight any neighborhood opposition to their plans. The Hospital was unmoved by the arguments of either Council President Tom DeGise or Councilman Bill Gaughan that what the community wants and really needs is a supermarket to replace the A&P.

(The following letter describes the ongoing opposition to the Hospital's garage project by the Sgt. Anthony Park Association. It was written on November 9, 1994.)

The Sgt. Anthony Park Association has been opposing the planned huge parking garage which is to be utilized by 1,000 cars a day next to the Christ Hospital medical office building.

If built, this garage will clog traffic on Palisade Avenue and block fire trucks, buses, ambulances, and police cars as well as passenger cars. Traffic is already heavy on this street and another 1,000 cars (Christ Hospital's figure) will have a serious adverse effect on the environment.

In addition to safety and pollution, we also face the loss of all on-street parking along Palisade Avenue. This is an unspoken but direct and certain reaction to the traffic congestion. So, we see that Christ Hospital wants to charge us for parking spaces which are now free in front of our homes.

The Planning Board passed this proposed garage. We appealed to court, specifically citing an illegal Planning Board which had no environmental member (NJSA 40:56A-1), contained city employees as class IV members (NJSA 40:55D-23), and had a voting member whose spouse was employed by Christ Hospital, which we feel is a conflict of interest. The case is now pending in Superior Court. We also appeared before the Zoning Board on the advice of the Planning Board, but the Zoning Board refused to hear our case and we are not pursuing this.

In response to our Court appeal of the Planning Board decision, Christ Hospital decided to sue two members of our community group. Christ Hospital is suing for increased construction costs, loss of use of the proposed garage, and attorney's fees - all due to the delay caused by our appeal. (actually, if they are so sure they are right, Christ Hospital should go ahead with its construction. They do not have to wait throughout the appeal.) The Hospital is requesting compensatory and punitive damages. Such an action is petty and certainly does nothing to support the charitable and kind nature invoked by the hospital's name.

The message is, "Oppose the hospital and we'll sue you!" Since our councilperson, Nancy Gaynor and our mayor support the hospital garage, I wonder if in keeping with this new approach, the City will sue us everytime we disagree with them?

We must always remember the monumental supporting efforts made by the Heights Coalition and the many block associations that testified before the Planning Board on our behalf. The level of involvement was high and the quality of testimony was superb. We owe these block associations presidents our thanks and our support in their won endeavors.

I believe that we should make an effort to publicize Christ Hospital's lawsuit against our neighbors. We have always sympathized with the problems of the hospital and never accused them of acting maliciously, until now. On the other hand, the hospital has never offered one single concession to the neighborhood which the hospital is transforming. Such arrogance should not go unnoticed. The Jersey Journal, and the hospital's archbishop should be contacted. The widespread opposition to the proposed parking garage by many community groups - all of whom testified - should indicate that there may be some legitimate problems with this proposal. The arrogant unsympathetic response of slapping the community people with a lawsuit is a cheap, low brow trick. Decency demands that the hospital withdraw this lawsuit.

Robert T. Du Val
Attorney at Law

(The next letter is a response from Council President Tom DeGise regarding the Hospital's lawsuit. It was written on November 14, 1994.)

I am very chagrined to hear that Christ Hospital has filed a lawsuit against two local activists for their opposition to your recently approved parking garage. This lawsuit is an infringement on these people's First Amendment Rights and a flagrant example of corporate "bullyism" on your part.

I cannot help but believe that the timing of this litigation is not coincidental, as it arises just as the hospital is about to embark on an even more ambitious and controversial building project along Palisade Avenue. This would appear to be an obvious and heavy-handed attempt to chill public opposition to your endeavor to place a family Health Clinic at the site of the old A&P building on Ravine and Palisade Avenues.

I am very cognizant of the fact that Christ Hospital plays a vital role in Jersey City Heights, both as a health provider and an employer. I am also aware of its recent efforts to be a responsive and responsible neighbor to our community. Unless this lawsuit is withdrawn, I fear the relationship between the Hospital and its host community will be irreparably harmed.

(The Hospital originally scheduled a community meeting to be held on Wednesday, November 30, 1994 to discuss and answer questions about the proposed Medicaid clinic. As this newsletter goes to press, the Hospital cancelled the meeting without any explanation.)

Palisade Avenue (continued from pg. 1)

Palisade Avenue is a place with a lot of local history. It's many stately turn of the century homes have been carefully maintained over the years, giving the Avenue a feeling of value, permanence and stability. Unfortunately, I am not speaking about the section of the Avenue between Cuneo Place and Bowers Street. This area is characterized by squalor, chaos, and crime. We are in the process of being discarded. Businesses come and fail, long time residents are moving out, property values continue to fall and the police presence is non-existent. Palisade Avenue has become the perfect environment for predators.

The planned take-over of the old A&P building by Christ Hospital is a good example. Replacing our only large neighborhood supermarket with a Medicaid clinic - while claiming that is is for the good of the community is cynical and exploitative beyond words. There simply could not be a worse location to put this type of clinic than the old A&P building. If Christ Hospital really needs a Medicaid facility, then why don't they house it on their existing property? Are they afraid that their paying customers would be offended by the homeless and mentally ill that this clinic would provide care for?

In some ways, Palisade Avenue has improved over the past year. There are fewer crowds of people hanging out. We have new sidewalk lighting that will help discourage nighttime criminal activity. The same old drug dealers are still here, but are operating in a much more low key fashion. There is also some movement towards facade renovation. All in all it is a little quieter this year.

However, crime especially burglary, is skyrocketing. Everyone agrees that it's worse than ever. Progress on Palisade Avenue is slow and incremental. Every positive gain could disappear overnight if we stop pushing for change. I fear that replacing the A&P with a Medicaid clinic may destabilize the neighborhood irrevocably. I have heard that Christ Hospital has even begun to sue their own neighbors who are opposed to their recent garage project. If this is true, then they are as greedy and amoral as their long-time critics have always claimed.

I feel that RNA should do everything possible to block the destructive expansion of Christ Hospital in our neighborhood. Even if this means facing "retribution" from the Hospital and its lawyers. We stand to lose much more than a supermarket if this clinic is allowed to open.

Greg Brickey, Vice-Chair

Meeting Minutes

Even though the turnout for the RNA November 8, 1994 meeting was low and not enough members were present for a quorum necessary for a vote , a lot of information was disseminated and many issues - old and new - were discussed.

The meeting began with holiday announcements, including:

1) The December 13th meeting will be reserved for the annual RNA holiday party - therefore no business will be discussed. Members are also asked to bring a homemade dish or desert (but, please - no alcohol). Members are also encouraged to bring their friends and neighbors, and city officials and members of other neighborhood associations have been invited.
2) The RNA Food and Toy Drive continues through December and ends at the December meeting; members are encouraged to bring nonperishable food items and/or toys (new or in good repair), or a cash donation, to the December meeting, or call Maria Tuzzo to arrange for drop-off.

New sidewalk lighting has been installed on Palisade Avenue by PSE&G. So far, there has been only one complaint - about the light shining in the second floor windows. This is being addressed by PSE &G by installing shutters, readjusting the fixture and darkening the light itself to shield the building in question. Anyone with complaints or comments about the new lighting should contact RNA with their concerns.

RNA attended a recent meeting of the Community Development Block Grant (CDBG) Program. Several grants were awarded to our area, including a tree planting program for Palisade Avenue, a paint program for low income and senior citizens, and a facade improvement program for businesses and a "sweat equity" grant program that could be applied to Riverview-Fisk Park. (An article describing these grant programs is on page .)

The Park Committee reported that bulbs have been ordered and that volunteers were needed to help plant them. (They arrived before Thanksgiving, and the planting of over 400 bulbs occurred on Saturday November 26th.) The Park Committee cleaned up the Park for the November 5th Park Dedication to Ted Conrad. After the ceremony, ten new shrubs were planted in the Palisade Avenue island garden.

Our community service police, Andrew Lancellotti and John Curtis (who were not present at the meeting), are no longer limited to our area. They are regularly assigned to patrol cars. Captain Kane has been promoted to Inspector, and will be reassigned to Erie Street. Donald Meyers, an instructor at the police academy, has been appointed the new Captain of the North District.

Dumping is still occurring on Holland Street. It was noted that the "No Dumping" sign that was recently installed is at the Palisade Avenue end of the street, facing Palisade Avenue (Holland Street is one way, from Paterson Plank Road to Palisade, so the sign faces away from traffic). A letter is being sent to Traffic Engineering to correct this error. In addition, several appeals were made:

1) Use our local mountain roads - specifically Holland Street and New York/Ravine Avenue!
2) Please report dumping immediately, to the police and to the Incinerator Authority.

There was also some discussion of traffic problems in the area, specifically at several Paterson Plank Road intersections (traffic signals), on Bowers between Palisade and Ogden (inadequate indication that it is a two way street on that block), and at the intersection of Franklin and Palisade (potholes). RNA will write a letter to bring these problems to the attention of the appropriate agencies.

Vito Brunetti gave an update on one of the neighborhood's problem properties - 234-236 Ogden Avenue. Mr Wilson is finally working on the buildings, but his new construction was begun without the proper permits and variances. In addition, the work occurs at night and on the weekends, workers are trespassing on adjoining properties, and they are attempting to build a second story on top of what appears to be an unstable structure.

Harbor View Health Care Center will be holding a "Chinese Auction" in December, and are asking for donations of new gift items.

Ruth Conrad won the 50/50.

Kathy Packard, Secretary

Please Recycle This Newsletter.

➡ Pass it on to a Neighbor.

HARBOR VIEW HOLIDAY PARTY

On November 18, 1994, RNA held their annual holiday party for the residents of the Harbor View Health Care Center. The party started at 2:00 PM with the music of Frank Frega. There was a large variety of delicious cakes and cookies donated by our generous members. There was also Dolly Quinton's famous rice pudding which is always a big success. The residents toasted the holidays with glasses of apple juice.

The residents were entertained with the magic of Tony Scarpa, who did a wonderful job holding us in amazement with his magic tricks. The residents truly enjoyed the show. Almost four year old Sonia Ferrari-Fontana, Allison's daughter, was a very able magician's assistant.

The residents were also surprised by a visit from Santa played by Robert Boesch who did a terrific job. Santa delivered a small gift to each and every resident.

The residents were also entertained by Maria Tuzzo with her fine singing voice. Jack Rea who did his usual crazy antics and danced with the residents. Gert Bogdan also did a great job singing with the residents. And let's not forget, pretty Sonia who gave us all quite a treat with her dancing.

RNA would like to thank the following people who donated either their time, baked goods or gifts: Kathy Brennan, Madeline, Jack & Valerie Rea, Maria Tuzzo, Gert Bodgan, Rose Scalzo, Harry and Isabelle Isano, Mr. & Mrs. Dominic Rea, Catherine Keens, Claire Gaito, Gail Sasso, Frances Santora, Catherine & Robert Boesch, Allison & Sonia Ferrari-Fontana, Tony Sarpa, Betsy Spellman, Claire Archer, and Dolly Quinton. Special thanks to Diane Miller, the Center's Recreation Director, and the crew from the Harbor View, who did a wonderful job in helping us organize the party and making it a success. We hope we have not failed to mention anyone - if so, we would like to thank you also.

Valerie Rea, who coordinated the event for RNA, did a fine job bringing together the volunteers, the refreshments and the entertainment. At the close of the party, Ms. Miller gave out Merit Certificates to the RNA members who had participated - recognizing their dedicated service to the community.

RNA would also like to thank Mr. Schalhoub, whose wife Emily is a Harbor View resident, for his generous donation to RNA because he thought the party was a wonderful gift to the residents.

Valerie Rea and Maria Tuzzo

FREE NEIGHBORHOOD GRANTS

The City of Jersey City has been awarded federal funding by the U.S. Department of Housing and Economic Development in the form of Community Development Block Grants (CDBG). The purpose of these grants is to benefit low and moderate income families and aid in the prevention or elimination of slums and blight throughout the City. One grant - a tree planting program - was specifically awarded to Palisade Avenue. Other grants include a paint program for low income and senior citizens, a facade improvement program for local businesses and a "sweat equity" grant program that could be applied to Riverview-Fisk Park.

The **Palisade Avenue Streetscape Program** allots $50,000 for the purchase and planting of trees along Palisade Avenue between Franklin Street and Paterson Plank Road in Ward D. The City and RNA plan to seek permission from property owners for these tree plantings and develop a design for even coverage. RNA is also proposing that part of the funds go to the purchase of tree guards for each new tree - to protect them in their first few years from vandalism. The tree guards would then be removed and reused after the trees become established. Planting should take place next spring. RNA is looking for suggestions about appropriate types of trees (Bradford pear has been suggested). Any ideas, comments or suggestions should be directed to Vito Brunetti or Greg Brickey.

The **Free Paint Program** will grant up to $500/per household for paint for the exterior rehabilitation of residential properties. The program covers all of Ward D, and eligibility is based on income or senior citizen status.

There is also a **Rehab Grant Program** which will provide up to $7,500.00 per residential 1-4 unit building for the elimination of Code violations, heating, plumbing and weatherization.

The **Facade Grant Program** will provide grants to neighborhood based businesses for exterior improvements. This grant will provide up to 75% of the cost of the project.

In addition to these programs, RNA also serendipitously discovered a $120,000.00 **Neighborhood Improvement/"Sweat Equity" Program** that provides funding for community projects. The program works on a "75/25" basis, where the 75% is program funding and the 25% is community volunteer labor. RNA plans to apply for a $15,000.00 grant for improvements to Riverview-Fisk Park. In order to get the money, RNA must submit a proposal and budget by the beginning of the new year. Although RNA recommends that this grant be used to install mental fencing around the new flower gardens (including the four center gardens and the two southern island gardens), it is open to other ideas on what to apply for. This list could include:

a) a community garden to be built in the Park on the south-western lawn, off of Ogden Avenue and Griffith Street, surrounded by a 75' X 25' chain link fence with two locked gates;
b) garden tools for the maintenance of the Park and community garden, including 2 wheelbarrows, 4 shovels, 4 metal rakes, 300 feet of garden hose, and 50-gallon plastic water containers;
c) access to the Park pavilion basement for tool storage;
d) a community bulletin board;
e) recreational equipment;
f) additional plants for the Park, including 300 sea green juniper evergreen shrubs and 300 upright yew evergreen shrubs; and
g) a nature preserve along the renovated Mountain Road.

RNA has volunteered to act as the conduit for all of these City sponsored programs. Anyone interested should contact RNA for more information and application forms.

Community Updates

ILLEGAL CONSTRUCTION ON OGDEN AVENUE

The following letter was sent to Michael Regan, Construction Official for the Department of Housing and Economic Development, Anthony Lambiase, the City's Zoning Official, Mayor Bret Schundler, Councilman William Gaughan, and Council President Thomas DeGise on November 8, 1994, regarding the illegal construction and renovation that is occurring at 234-236 Ogden Ave., Jersey City [Block #750 - Lots 55, 56, 139, 140].)

Construction first began at the end of August and the beginning of September, 1994. At that time, the front two properties: 234 - 236 Ogden Avenue, two two-family structures were gutted and renovated. It should be noted, during September and most of October, 1994, that work continued on a daily basis (including Saturday and sometimes, Sunday) till 9:00 PM - and sometimes as late as 10:00 PM. Until PSEG connected electrical service, the workers ran a gas generator that could be heard in the adjoining properties well into the night (past 10 PM). New roofs that were installed on both properties were only worked on after 6-7:00 PM and sometimes lasting until 10:00 PM.

There were also reports from neighbors that these night roof-workers were drinking beer while they were working with acetylene torches. At the very least, there was a continuing violation of the time that this construction occurred and a safety violation with drinking alcohol on the job. It is also undetermined whether there were permits for this initial construction and if there were - what the permits were actually for.

Second, about a month ago, one family moved into and occupied 236 Ogden Avenue. As of this letter, a second family has moved into 236 Ogden. There is a question whether this occupancy is legal and if a certificate of occupancy was ever obtained from the Building Department.

Third, while the construction was occurring to the first two buildings, workers were simultaneously working on the large rear garage structure. The workers first removed the remains of a collapsing roof. Second, they raised the existing metal cross beams. Next, they installed metal supports across the cross beams and painted them.

(In the middle of October, 1994, Wilson's workers removed ivy that was growing on the northern garage wall. The ivy was pulled off and thrown into the garden of 238-240 Ogden Avenue. The weight of the ivy fell onto established plants in the gardens. Wilson and his attorney, Anthony Modafferi spoke to the owner of the property about cleaning up the mess. Wilson was asked to notify the owner if he would be doing anything that would affect her property or gardens in the future. Wilson also laid plastic along the ground in this garden to protect against falling cement, which has now ruined the remaining ivy on the ground.)

During the week of October 24, 1994, workers started to build concrete blocks onto the existing north and south walls of the garage structure. At first, the construction was limited to approximately a two or three block height. On Thursday, October 27, a wall approximately 12-15 feet high with three windows spaces was constructed on the northern wall. On Friday, a similar wall was constructed on the southern wall but was not completed. Additionally, three metal beams were installed on the back eastern wall overhanging the backyard. (It is interesting to note that in the beginning of this week, Wilson's workers trespassed on the property at 232 Ogden Avenue to put plastic over the garden and bricked patio and sand on the side walk running between the two properties without permission. Despite the sand and plastic there is extensive damage to the garden, brick patio, metal gate and sidewalk due to falling clumps of hardened cement.

On Monday, October 31, 1994, a complaint was made to Mike Reagan of the Building Department about this illegal construction. Mr. Regan sent Building Inspector John Miller to make an inspection of the property during the day. At 11:30 AM of the same day, Inspector Miller was given a tour of both adjoining properties to examine the problem. After the tour, Inspector Miller shut construction down because there were no permits for this work.

On Tuesday, November 1, 1994, Mr. Regan stated that most likely Wilson would have to remove the new construction on the second floor of the garage structure because it was built without any permits. Mr. Regan also stated that Wilson was given a temporary permit to stabilize the back walls and could only work on the original first floor of the garage structure.

On Wednesday, November 2, 1994, Anthony Lambiase, the Zoning Official of Jersey City, confirmed that Wilson had not applied for either a use variance or construction permits.

On Friday, November 4, 1994, Mr. Lambiase was informed that the adjoining property owners were concerned that the original garage walls were unsafe - especially a large hole in the original northern wall. Mr. Lambiase stated that both he and Mr. Regan would file violations on Monday or Tuesday, November 7 or 8, 1994, and that the new wall construction would be removed. Mr. Lambiase also stated that no work could go on after 6 PM on the weekdays and no work at all on the weekends - without an emergency permit.

On Saturday, November 5, 1994, at 9:30 AM, the Jersey City Police were called about construction that was occurring on the property without the proper permits. The Police came and stopped the work.

We request a letter of explanation from Mr. Regan's office as to the exact status of this construction, including:

1) What permits have been issued for the construction and renovation of the properties at 234-236 Ogden Avenue (Block 750, lots 139 and 140)?
2) Have certificates of occupancy been issued for the apartments in 236 Ogden Avenue? If not, there are two illegal tenancies in the building at present.

3) Have there been any emergency permits issued to allow work to continue, anywhere on the property, after 6 PM in the evening or on the weekends?
4) Was a use variance granted for the garage structure (Block 750, lots 55 and 56)?
5) Were construction permits granted for the garage structure (Block 750, lots 55 and 56)?
6) Are the existing walls - specifically the northern and southern walls - stabilize or is there a possibility that they could fall and do damage to the adjoining properties?
7) Should new construction conform to the Building Code, including three foot setbacks on both sides of the property line?
8) Has Norman Wilson submitted a plan or blueprint for the garage structure renovation?
9) Does Norman Wilson have liability insurance to cover any accidents or problems that may arise from this construction?

Vito Brunetti, Doris Brown, Ruth Conrad

(As of this date, no City official has written a reply to this letter or satisfactorily informed the concerned property owners of the status of this project. On November 23rd, Inspector Miller stated that two construction permits were issued on November 18, 1994 for the renovation of the apartments at 234-236 Ogden Avenue. However, these permits have already been violated because work occurred all day on Saturday, November 25, 1994 without authorization by the City.)

LETTER to the EDITORS:

SAVE OUR VIEW FROM THE LINCOLN TUNNEL HELIX

(The following is a letter written by the Weehawken Environment Committee to Governor Christine Todd Whitman concerning the possible waterfront development in front of the Lincoln Tunnel.)

I am writing to you regarding the intervention of the Office of the Secretary of the State in the decision rendered by the New Jersey Department of Environmental Protection (NJDEP) in 1991 to protect the views from the Lincoln Tunnel ramp and lower Weehawken.

I would like to point out that our organization has been involved in Weehawken's waterfront development and the preservation of its spectacular view and the Palisade Cliffs since the 1970's.. Every Mayor cries out for more ratables. If the people in Weehawken listened to former Mayors, the waterfront would now have an oil refinery, a huge oil storage terminal, a coal port, or a chicken plant, because of the "need for ratables." The people of Weehawken fought vigorously to protect its waterfront from these developments. They wanted sound development and the protection of its natural and scenic resources. We didn't get those "much needed ratables" and Weehawken has ultimately survived to become one of the best towns in Hudson County in which to live. People come here from all over the world to enjoy and marvel at the view which has been protected by the people.

We welcome development which will be compatible with the site and not overwhelm it; development which will be sensitive to the needs of the community and enhance it; development in which there is harmony between density and unique scenic vistas. The 1991 decision of the NJDEP to protect the views from the Lincoln Tunnel ramp and lower Weehawken has achieved this goal.

We are appalled that Secretary of State Lonna Hooks and State Business Ombudsman Michael McGuinness are considering reversing the NJDEP decision to preserve the scenic view from the Lincoln Tunnel and lower Weehawken. The State's interference with the NJDEP regulation process is alarming and puts every decision rendered by the NJDEP in jeopardy. If the developer, Hartz Mountain Industries, is unwilling to reduce the height of the proposed buildings by only four stories as recommended by the NJDEP, the court appeal process and 5 days of hearings scheduled by the judge should proceed without any interference from the State. It is grossly unfair if powerful developers can overturn decisions that were made after months of public hearings by appealing to another State Office. Every resident in the State of New Jersey should be concerned about the State's intervention in the decision-making process of the NJDEP. No one has the right to override due process of law.

Mr. McGuinness indicated that the residents supported the project. Surely, he must have been aware that public hearings were held and resulted in an outpouring of letters and statements from Weehawken residents and citizens throughout the State supporting the preservation of this unique scenic resource. This view is a trademark of Weehawken and a valuable asset to the State of New Jersey.

The NJDEP's regulations are not intended to "stymie" business but to protect those qualities which enhance a community while achieving balanced, prudent development. Hart's cry of unmarketability is ludicrous. They already have a building in Weehawken they cannot fill and offices at Lincoln Harbor that remain empty. It was the economic climate that stymied business, not the NJDEP decision.

The NJDEP followed its rules and regulations and a former court order. It is unconscionable that the State bureaucracy is ignoring those rules, is excluding the public, and is, in effect, representing the developer.

We are appealing to you to make certain the NJDEP process is followed according to law. We strongly believe that a reduction and redesign in the height of the buildings as recommended by the NJDEP would not "stymie" business and would be a benefit to the developer, the Township, and the people. Weehawken's entire waterfront is ready for development. The Hartz project is just one link in the land that is available. We would be most happy to meet with you and show you our waterfront and community.

Ruth Elsasser,
President, Weehawken Environment Committee

(This issue is important to all residents of Hudson County and anyone who is concerned with the rational development of our waterfront. Therefore, a discussion and a vote will take place at the RNA January 10, 1995 meeting.)

Bulletin board

Looking for a safe parking space

My name is Christian Denosta. I am a highly educated professional and registered nurse. I am a good and quiet citizen and a member of RNA. I am looking for a parking space in our neighborhood. My car has been vandalized and broken into twice. Recently, it was stolen right off of Palisade Avenue in front of my apartment building, opposite Riverview-Fisk Park. Please help me find a safe parking space for my vehicle. I can be reached at 653-1787 after 9 PM any day. Your help would be very much appreciated. Thank you.

From Valerie's Holiday Kitchen:

Gingerbread Men

(This holiday recipe makes 24 (5-inch) cookies.)

INGREDIENTS:

- 3/4 cup of firmly packed dark or light brown sugar
- 1/2 cup of butter or margarine, softened
- 2 eggs
- 1/4 cup of molasses
- 3 1/4 cups of flour
- 2 teaspoons of ginger
- 1 1/2 teaspoon of baking soda
- 1/2 teaspoon each of: allspice, cinnamon, nutmeg and salt

1) In large bowl, beat sugar and butter until well blended.
2) Stir in remaining ingredients.
3) Cover and chill one (1) hour.
4) Roll dough on well-floured board until 1/8-inch thick.
5) Cut into shapes.
6) Place on greased baking sheet.
7) Bake 10 minutes at 350 ° F.
8) Cool on rack.
9) Decorate with sugar icing as desired.

Sugar Icing: Combine 3/4 cup + 1 tablespoon of confectioners sugar (10-X or 4-X), 1 tablespoon of milk and food coloring as desired.

DECEMBER

T'is the Season for Holly, Jingle Bells,
Santa, Gifts, Apple Cider and Pumpkin Pie,
Fruit Cake and other homemade goodies.
But Ho, Ho, Ho doesn't mean anything
Unless your kind to everyone!
Merry Christmas to All!

Madeline Rea

MY EXPERIENCES: Christmas Memories

When Thanksgiving was well on its way, it was time to start preparing for Christmas. There was so much to be done decorating the house outdoors, the selection of the tree and buying of gifts. Each and every member in our house had a special chore to do. You would think that Santa was going to give our house the white glove treatment.

It was a nice time of the year with all those extra goodies and the visiting of the relatives. We would hope it would snow because it made the holidays more enjoyable. We could go sleigh riding down Stevens Hill or could build forts out of snow and have good snow ball fights.

Most of us stayed up late Xmas Eve to attend midnight mass. After mass, we would walk up to the Main Street for coffee or hot chocolate. We would even gather at one or the other's house. Somehow the idea of what gifts we received or were getting never entered our minds. We were just happy because it was Christmas once again.

Jack F. Rea

MUSEUM HOLIDAY PARTY

Free workshops to learn origami, the Japanese art of paper folding, and to create a variety of holiday ornaments, will highlight the Jersey City Museum's annual Holiday Party on December 17th.

The party, which is free and open to the public, will be held at the Museum, 472 Jersey Avenue, from 1 to 4 PM. Snacks will be served. For more information, call 547-4379.

1994 Leaf Collection Schedule

The Jersey City Incinerator Authority has scheduled the following two Thursdays: **December 15** and **December 29** for leaf collection in our community.

Leaves must be placed in the biodegradable brown bags that the JCIA is providing at their offices - free of charge. Absolutely, no plastic bags may be used for leaves! For more information, call 432-4645, ext. 38.

POLICE BEAT:

Community Service Police Officers Andrew Lancellotti and John Curtis request that any citizen that has a problem, a safety concern or knowledge of criminal activity, should contact them at **547-5350** (to leave a message for them at the North District station's frontdesk) or **547-5719** (to leave a message on their voice mail). They usually respond to these messages on a daily basis. When leaving a message, include your name, telephone number, street address, the nature of the problem and a date and time of the message. All calls will be kept confidential.

CONTRIBUTE TO YOUR NEWSLETTER

Drop off articles in the mailbox, attached to the gate, at 232 Ogden Ave. Mark the envelope, "RNA NEWSLETTER." The next deadline is **Monday, January 23, 1995.**

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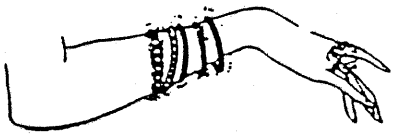

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IF YOU ARE INTERESTED IN ADVERTISING IN THE RNA NEWSLETTER. PLEASE MAIL (2) OF YOUR BUSINESS CARDS AND A CHECK (EITHER $10/ONE MONTH OR $60/NINE MONTHS) TO RNA, 232 OGDEN AVENUE, JERSEY CITY, NJ 07307

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COME TO OUR HOLIDAY PARTY ON TUESDAY, DECEMBER 13th at 7:15 PM

RIVERVIEW NEIGHBORHOOD ASSOCIATION

FOR A BETTER LIFE IN THE HEIGHTS

RNA

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Greg Brickey
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Kathy Packard
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Jack Rea
Treasurer

NEWSLETTER

Carol Rebelowski
Sgt. at Arms

RNA HOLIDAY ACTIVITIES

RNA is sponsoring its annual **FOOD AND TOY DRIVE**. We're asking all our members, neighbors and friends to contribute to this worthy cause by donating all kinds of dry or canned foodstuffs. In addition, we are looking for gifts of new or used toys (they must be in working condition) to give to children. We will collect the food and toys up to the December 13th meeting.

Food and toys can also be dropped off at 170 Ogden Avenue by calling Maria at 659-2245, after 6 PM. Cash donations will also be accepted and disbursed as the donor wishes. All the items are then given to the local Salvation Army for distribution to needy families. Please give from your heart and help someone this year.

RNA will be holding its annual **HOLIDAY PARTY** at its December 13th meeting. All our members, neighbors and friends are invited to toast the holidays with RNA. By member mandate, no RNA business will be discussed - at least, officially. This is the time to just enjoy each other's company. To make this party a success, RNA asks all those who are planning to attend to bring some holiday treat (preferably home-made) or softdrink to share with RNA.